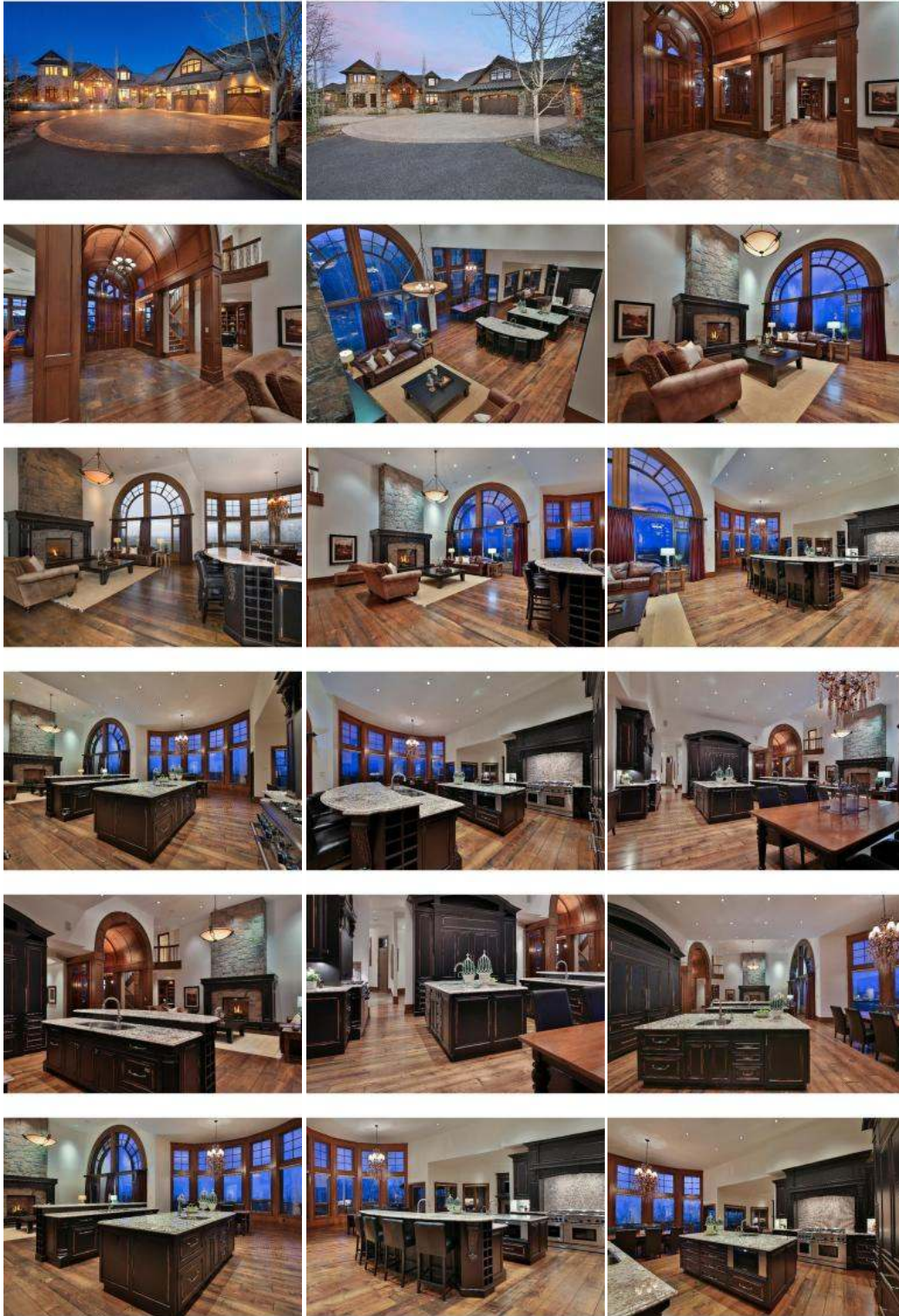
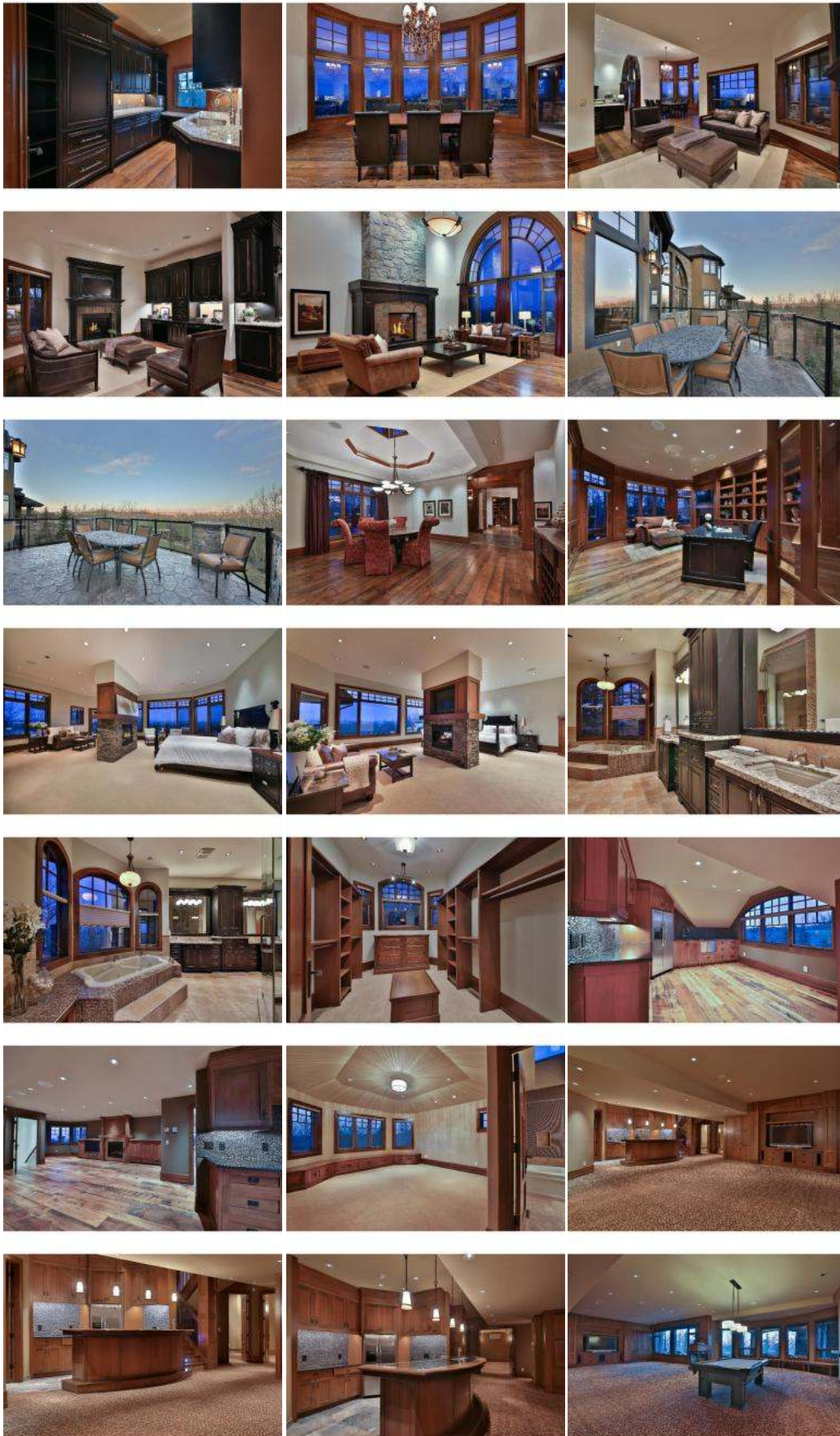
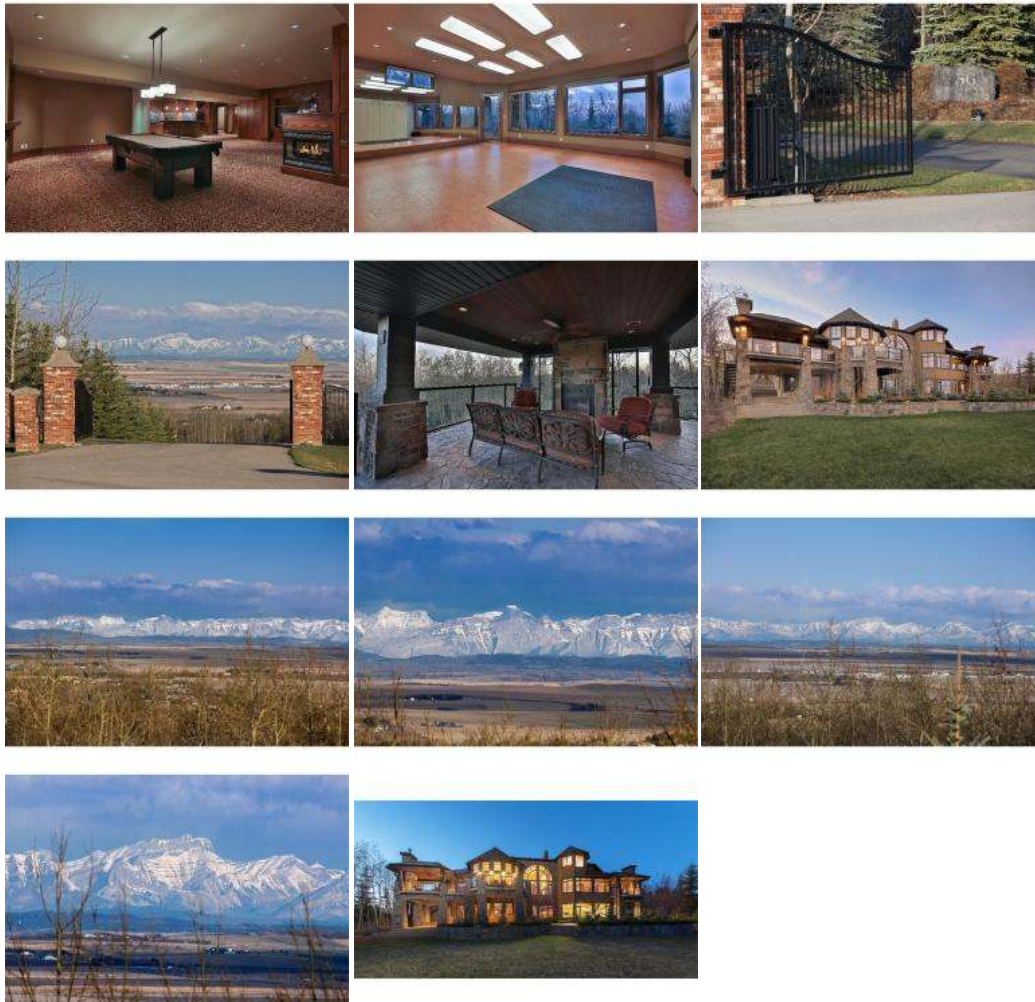




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56 UPLANDS WY, Uplands, Rural Rockyview County, Alberta T3Z3N5

\$4,850,000

Listing ID: C4008847

4 + 2  7 

Property Type	Building Type	Storeys
Single Family	House	1.5
Neighbourhood Name	Title	Land Size
Uplands	Freehold	1.98 ac
Built In	Parking Type	
2007	Attached garage, Oversize	

Show measurements in Imperial

Description

One of the finest locations in South Springbank, this 'Uplands' 2 storey walk-out is private & extremely well treed. Offering stunning panoramic mountain views this prestigious 2 acre estate is minutes from the city's edge. With 9,000 sq.ft. over 3 levels it was built with premium finishing details by master craftsmen. Solid wood front door & barrel vaulted entryway are stunning, the décor is impressive but warm & inviting w/ wide plank hardwood flooring, antiqued dark stained cabinets, vaulted great room with a full height stone fireplace. Chef's kitchen w/dual islands & premium appliances, casual dining space, family room & butlers pantry. Formal dining, inviting den & spacious master suite w/luxurious en-suite & dressing room. Two large bedrooms on the upper floor, off the main living space & fully contained suite above the garage. Walk-out w/2 addn'l bedrms, gym, bar, wine room, entertaining/games, theater & music room. Expansive outdoor entertaining spaces, heated QUAD garage.

Details

Amenities Nearby Schools	Features Private setting, Corner Site, Wood windows, No Animal Home, No Smoking Home, Built-in wall unit, Environmental reserve	Parking Type Attached garage, Oversize
Road Type Cul de sac	Structures Deck	View Mountain view, View, Ravine view

Building

Basement Features Walk out	Basement Type Full (Finished)	Bathrooms (Partial) 1
Bathrooms (Total) 7	Bedrooms - Above Grade 4	Bedrooms - Below Grade 2
Exterior Finish Stone, Stucco	Fire Protection Alarm system	Fireplace 6
Floor Space 5941 sqft	Heating Type Forced air, Radiant heat	Style Detached

Rooms

Level	Type	Dimensions
Upper Level	Bedroom	4.19 m x 3.89 m
	Bedroom	4.60 m x 4.19 m
	Bedroom	4.78 m x 3.89 m
Lower level	Bedroom	4.24 m x 4.24 m
	Bedroom	4.24 m x 4.24 m
	Recreation room	8.38 m x 6.30 m
	Games room	9.30 m x 5.38 m
	Master bedroom	7.29 m x 5.99 m
Main level	Family room	3.94 m x 3.94 m
	Living room	6.98 m x 6.38 m
	Kitchen	6.25 m x 4.60 m
	Dining room	5.46 m x 4.55 m
	Breakfast	5.97 m x 4.75 m
	Den	5.99 m x 4.24 m



Land

Landscape Features Landscaped, Underground sprinkler
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Walk Score®

Walk Score®:
Car-Dependent

0

 <p><u>Lisa Tomalin-Reeves</u> Associate</p> <p>☎ 403-650-4353</p>	 <p><u>Barb A. Richardson CCS</u> Associate</p> <p>☎ 403-613-8737</p>
<p><u>SOTHEBY'S INTERNATIONAL REALTY</u> <u>CANADA</u></p> <p>290, 815 - 17 AVENUE SW CALGARY, AB T2T0A1</p> <p>☎ 403-254-5315 Fax: 403-244-5315</p>	<p><u>SOTHEBY'S INTERNATIONAL REALTY</u> <u>CANADA</u></p> <p>290, 815 - 17 AVENUE SW CALGARY, AB T2T0A1</p> <p>☎ 403-254-5315 Fax: 403-244-5315</p>

Data provided by : Calgary Real Estate Board

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